

Located on the Ground Floor of the Town Hall

Phone: 781-762-1240

Fax: 781-278-3033

Office Hours: Monday - Friday 8:00 - 4:00

[Stephen M. Costello](#) , Planning & Economic Development Director x164

[Claire Murphy](#) , Administrative Assistant x163

[Pamela McCarthy](#) , CDF Program Coordinator, 781-762-8115 x209

Located on the Ground Floor of the Town Hall

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[Planning & Economic Development](#)

[Zoning ByLaws](#)

[Zoning Map](#)

**Housing Rehabilitation Program
(2010 Program)**

The Town of Norwood's Housing Rehabilitation Program is funded through a Massachusetts Community Development Fund grant awarded by the Department of Housing and Community Development. The program is designed to assist low and moderate income homeowners living in the Norwood

[target area map](#)

with correcting code violations. Eligible repair activities include: electrical, heating and plumbing work; structural repairs; roof and siding repairs; insulation and window replacement; lead paint and asbestos removal; and handicap accessibility improvements (see

[HRP Guidelines 2010](#)

).

Preliminary homeowner eligibility will be determined based on property location and household income. For preliminary eligibility please fill out the the Program Pre-Application Form (see [HRP Pre-Application 2010](#)). Final eligibility will be determined after income verification has been completed and if the total cost of the project falls within the program guidelines.

Assistance is offered in the form of a Deferred Payment Loan (DPL) with a maximum DPL of \$30,000 per unit (if lead present \$35,000). DPL's do not require monthly payments. The DPL is secured by a lien placed on the property for a period of 15 years. If the property is sold or transferred within the 15 year period after rehabilitation completion, the funds will be recaptured on a prorated basis. After the 15 year recapture period expires, the loan is forgiven - no payments are made.

It is anticipated that 8 homes will be rehabilitated with the \$200,000 grant that Norwood received in 2010. Future grant applications will be made on a regular basis to maintain funding for this program.

For more information contact CDF Program Coordinator Pam McCarthy, 40

William Shyne Circle, Norwood, Ma.; phone: 781-762-8115 ext 209; fax: 781-762-4942; email: pmccarthy@norwoodha.org

Limited funds are available to assist additional homeowners through this program. If your home falls within the target area (see link above), contact Pam McCarthy at 781-762-8115 x209 for more information.

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(2010 Program)

The Town of Norwood's South Norwood Streets and Sidewalks Improvement Project is funded through a Massachusetts Community Development Fund awarded by the Department of Housing and Community Development.

The project consists of reconstructing the streets, sidewalks and drainage in an older, low and moderate income residential neighborhood in South Norwood. The project service area is comprised of Sturtevant Avenue, Heaton Avenue, Pond Avenue, St. James Avenue and St. George Avenue ([see target area map](#)). In this target area the overall condition of the streets, sidewalks and drainage is poor.

The Streets and Sidewalks Improvement Project will reconstruct 4,010 linear feet of roadway and reconstruct 7,450 feet of concrete sidewalks with granite curbing on both sides of the street with ADA compliant ramps and thermoplastic crosswalks, and improved drainage on all of the streets in the target area.

The total project cost is \$788,024.00 of which \$598,024.00 will be provided from the Community Development Fund grant. The remainder of the funds will be supplied by Chapter 90 funds as well as in-kind services from the town's

Engineering Department.

The project is planned to begin in the Spring of 2011 and should be completed by September 2011.

For more information contact CDF Program Coordinator Pam McCarthy, 40 William Shyne Circle, Norwood, Ma; phone: 781-762-8115 ext. 209; fax: 781-762-4942; email: pmccarthy@norwoodma.gov

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Documents □ □

Norwood 2010 Open Space and Rec Plan

NORWOOD DOWNTOWN MP FINAL 05.02.11